

DONNIE S. TANKERSLEY
R.M.C.
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JUN 11 1979
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STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MORTGAGE OF REAL ESTATE
TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, the said Charles M. Wofford and Frances W. Wofford

(hereinafter referred to as Mortgagor) is well and truly indebted unto Quality Construction Company

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Five thousand eight hundred eighty and no/100-----

Dollars (\$ 5,880.00--) due and payable
at the rate of Ninety-eight and no/100(\$98.00)Dollars on August 1, 1979 and
Ninety-eight and no/100(\$98.00)Dollars due on the 1st of each and every
month thereafter until the entire amount is paid in full.

with interest thereon from maturity at the rate of twelve per centum per annum, to be paid:semi-annually

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot #61 on plat of MAP OF COLLEGE HEIGHTS, said plat being recorded in the RMC Office for Greenville County in Plat Book P at Page 75, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Columbia Circle, the joint front corner of Lots Nos. 61 and 62 and running thence with the line of said lots, N. 33-10 W., a point, the joint rear corner of Lots Nos. 60 and 61; thence running with the line of said lots, S. 33-10 E., 175 feet to a point on the northern side of Columbia Circle; thence running S. 56-50 E., 75 feet to a point, the point of the beginning.

This is the same property conveyed to Charles Moore Wofford, Jr. by deed of Alfred O. Thornton and Elizabeth E. Thornton dated August 6, 1976 and recorded in the RMC Office for Greenville County in Deed Book 1040, page 919.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

For value received the undersigned hereby transfers all their rights, title and interest in the within mortgage without recourse to:

PICKENSVILLE INVESTMENT COMPANY
P. O. BOX 481
EASLEY, SOUTH CAROLINA

June 13, 1979
QUALITY CONSTRUCTION COMPANY

BY: Marion Campbell
Marion Campbell, Owner

WITNESSES: Joyce Stall
Byron H. Massingale

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GCTO
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STATE OF SOUTH CAROLINA
RECORDS AND COMMISSION
DOCUMENTARY
\$ 2.30

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner, it being the intention of the parties hereto that all fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whatsoever lawfully claiming the same or any part thereof.

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